Registered No. HSE-49/2016





ఆంధ్రప్రదేశ్ రాజపత్రము

THE ANDHRA PRADESH GAZETTE

PUBLISHED BY AUTHORITY

PART I EXTRAORDINARY

No.5 AMARAVATI, TUESDAY , JANUARY 2, 2018 **G.901**

NOTIFICATIONS BY GOVERNMENT

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MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT DEPARTMENT (H1)

CHANGE OF LAND USE FROM AGRICULTURAL LAND USE TO RESIDENTIAL USE TO AN EXTENT OF AC.2.72 CENTS IN R.S.NO.26/2, 27/2 (P) OF KOMADAVOLU (V) & GRAM PANCHAYAT, ELURU AS APPLIED BY SMT. M. PONNAMMA & 3 OTHERS

[G.O.Ms.No.4, Municipal Administration & Urban Development (H1) Department, 1st January, 2018]

APPENDIX
NOTIFICATION

The following variation to the Eluru General Town Planning Scheme, the Master Plan, sanctioned in G.O.Ms.No.312, MA., dated:25.07.1975 proposed to make in exercise of the powers conferred by clause (a) of sub-section (2) of Section 15 of the Andhra Pradesh Town Planning Act, 1920 (Act VII of 1920) is hereby published as required by clause (b) of sub-section (2) of the said section.

VARIATION

The site in R.S.No.26/2 and 27/2 of Komadavolu (V) & Gram Panchayat, Eluru (M), W.G. District to extent of Ac.2.72 cents and the boundaries of which are as shown in the schedule hereunder and which is earmarked for **Agricultural land use** in the General Town Planning Scheme (Master Plan) of Eluru Town, sanctioned in G.O.Ms.No.312, MA Dt:25.07.1975 is now designated for **Residential use** by variation of change of land use basing on the Council Resolution No:108, dated:27.07.2015 as marked as “A to I” in the revised part proposed land use map bearing G.T.P. Map No.20/2017/R available in the Panchayat Office of Komadavolue Gram Panchayat, **subject to the following conditions that;**

1. The applicants shall provide Green Belt buffer as per G.O.Ms.No.119, MA&&UD Department, dt:28.03.2017 abutting to field bodhi which is in existence on Southern side of the site under reference.

2. The applicants shall abide the conditions imposed by Irrigational Authorities i.e., the existing irrigation field bodhies if any should not be closed.
3. The applicant shall take prior approval from the Competent Authority before commencing any work.
4. The title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission.
5. The above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
6. The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
7. The change of land use shall not be used as the proof of any title of the land.
8. The change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
9. Any other conditions as may be imposed by the competent authority.

SCHEDULE OF BOUNDARIES

North : Vacant land.

East : Partly approved layout of L.P.No.57/2009 and partly vacant land.

South : Field Bodhi followed by vacant land.

West : Agricultural land

R. KARIKAL VALAVEN
PRINCIPAL SECRETARY TO GOVERNMENT